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Executive Director

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Pasco County Housing Authority Request for Quotes

RFQ-2026-02: Agency Wide Residential Pest Control Services

Issue Date: August 13, 2026

Due Date: September 10, 2026 by 2:00pm

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1.0 Request for Quotes: Residential Pest Control

The Pasco County Housing Authority (PCHA) is requesting quotes from interested, qualified, licensed and insured Pest Control Companies to provide agency wide residential pest control services for the prevention and elimination of pests as defined in Florida Statutes §83.51 and chapter 482 of the Florida Department of Agriculture & Consumer services for an initial term of (1) year with four (4) one-year extensions at the Pasco County Housing Authority sole discretion and based on complete satisfaction with provider's performance and costs for a resulting contract period of up to five (5) years. Minority and women-owned businesses are encouraged to respond.

2.0 Scope of Work

The Contractor shall provide all materials, labor and equipment necessary to provide Pest Control Services as requested in accordance with the minimum standards as set forth in this scope of work.

Pest Control Services for the prevention and elimination of pests as defined in section 482.021, Florida Statutes as provided by industry standards, including but not limited to the following:

- ✓ roaches
- ✓ rats
- ✓ mice
- ✓ ants
- ✓ silverfish
- ✓ centipedes
- ✓ millipedes
- ✓ earwigs
- ✓ spiders
- ✓ crickets
- ✓ wasps
- ✓ moths
- ✓ all other common insects

The work is to be completed in the following manner:

1. Pest Control Services shall be performed **once every month** to every apartment, office, laundry, inside and common area, yards, etc. during PCHA working hours. Schedule will be coordinated with both PCHA and the Contractor.
2. Contractor shall treat the complete unit, including:
 - ✓ every bedroom,
 - ✓ living room,
 - ✓ utility room,
 - ✓ hallways,
 - ✓ bathroom(s),
 - ✓ kitchen
 - ✓ porches
 - ✓ *special attention shall be given behind the refrigerator and stove.*
3. The properties address, number of units at each property, and the tabulation of various size units within each property is as existing and described under Article 3 of this Request for Quotes.

4. Further, if the PCHA deems it necessary to allow more frequent treatment of said Housing Property, whether as a whole, as designated sites or as individual units, then the PCHA or its designated representative may request additional Pest Control Services.
5. Additional Pest Control services may be requested by PCHA at an additional cost, i.e., bed bug treatment, German roach cleanout, termite treatment, among others. Please provide a price for these services.
6. The current contract is scheduled to end October 31, 2026. New contract would begin November 1, 2026.

3.0 Properties- The Contractor shall render Pest Control services for the following PCHA properties, number of units at each site, and respective bedrooms per property.

Property Name	East or West Pasco County	Address	Total Units	Unit Distribution				
				# of Bed Rooms	# of each Unit	Area per Unit	Total Area/ type	Total Sq Ft
Dade Oaks Elderly	East Side	37347 Autumn Dr. Dade City	24	1	24	768	18,432	19,784
				Office Bldg	1	1,352	1,352	
Lake George Manor	East Side	15219 Davis Loop Dade City	38	1	8	633	5,064	33,395
				2	14	751	10,514	
				3	14	1050	14,700	
				4	2	1244	2,488	
				Office Bldg	1	629	629	
Cypress Manor	East Side	Evergreen Ct Dade City	34	1	6	675	4,050	42,091
				2	14	759	10,626	
				3	14	1860	26,040	
				Maint. Bldg	1	1375	1,375	
Citrus Villas	East Side	Citrus Villas Lane Dade City	20	1	20	609	12,180	13,636
				Laundry Bldg	1	233	233	
				Maint. Bldg	1	877	877	
				Office Bldg	1	346	346	
Cypress Villas I	East Side	20613 Blanchette Ct Dade City	27	1	14	600	8,400	22,270
				2	9	828	7,452	
				3	4	1260	5,040	
				Office Bldg	1	1378	1,378	
Cypress Villas II	East Side	Patti Lane Dade City	12	2	2	910	1,820	11,970
				3	10	1015	10,150	
Stonehenge	East Side	12023 Joe Hermann Dr. San Antonio	16	2	16	768	12,288	12,288
Sunset Hills	East Side	36805,36811,36814, 36815,36821 Annika Way	13	3	13	1400	18,200	18,200
		1533,15319,15305, 14464,15478,15492, 15505, 15477 Callista Lane						
PCHA Main Office	East Side	13931 7th Street Dade City	1	0	1	5,000	5,000	5,000
Pasco Terrace	West Side	11800 Pasco Terrace	50	1	50	663	33,150	34538
				Office Bldg	1	1388	1,388	
Bonnie Dale Villas	West Side	6525 Potter Ln. New Port Richey	48	1	10	624	6,240	37,705
				2	38	805	30,590	
				Office Bldg	1	875	875	

Sunny Dale Villas	West Side	6921 Meniffee Ct New Port Richey	50	1	30	788	23,640	45,886
				2	20	1071	21,420	
				Office Bldg	1	826	826	
Hudson Hills Manor	West Side	9600 Call Ct. Hudson	64	1	12	685	8,220	61,516
				2	24	788	18,912	
				3	24	1071	25,704	
				4	4	1270	5,080	
				Office Bldg	1	3600	3,600	
Hickman Lane	West Side	9819 Hickman Lane	1	3	1	1697	1,697	1,697
Kelso Drive	West Side	6415 Kelso Drive Port Richey	1	3	1	1400	1,400	1,400
Pinewood Drive	West Side	7208 Pinewood Dr. New Port Richey	1	3	1	2000	2,000	2,000
Magnolia Oaks	West Side	7374 Explorer Ln. New Port Richey, FL 34653	30	1	12	775	9,300	27,318
				2	12	964	11,568	
				3	6	1075	6,450	
Total Unit Count			430		Total Square Footage		390,694	

4.0 Contractor Duties and Responsibilities

A) To Furnish Labor, Materials and Equipment

The Contractor hereby agrees to furnish, at its own expense, all materials, supplies, machinery, equipment, tools and other accessories which are, or which may be, necessary to complete this Agreement in a good and workmanlike manner.

B) Manner of Performance

The Contractor shall select the method, means, and manner of performance so as to perform and to complete the Agreement in a good and workmanlike manner.

C) Safety Precautions

The Contractor shall be responsible for the safety of himself, his employees and other persons, such as subcontractors, as well as for the protection of his supplies and equipment and the property of himself and other persons. At all times, the Contractor shall exercise reasonable precaution and due care for the safety of his employees, if any, or other persons on or near the work site.

D) Indemnity and Insurance

The Contractor agrees to indemnify, hold harmless and defend the PCHA, their officers, agents and employees, from and against any and all claims, liens and suits for damages, injuries to persons (including death), property damage (including loss of use), and expenses, including court costs and attorneys' fees, arising out of or incidental to the Contractor's work under this Agreement, including all such causes of action based upon common, constitutional, or statutory law, or based in whole or in part upon the negligent or intentional acts or omissions of the Contractor, its officers, employees, agents, subcontractors, licenses, or invites. The Contractor agrees to waive any and all claims it may have against the PCHA connected with, resulting from, or arising out of, claims and suits covered by this indemnification provision and agrees that any insurance carrier involved shall not be entitled to subrogation under any circumstances against the PCHA, their officers and employees. Contractor agrees this indemnity provision shall be an additional remedy and not an exclusive remedy.

The Contractor agrees at all times during the term of this Agreement to maintain in full force and effect the required insurance policies.

E) Compliance with PCHA Policies and Applicable Laws

The Contractor hereby agrees to comply with and to abide by all existing federal, state, and municipal laws, ordinances, regulations, and any policies that have been approved by the PCHA's agent, as well as any changes made to same. The Contractor agrees to comply with all applicable requirements of the State of Florida.

5.0 Rights and Responsibilities of The PCHA To Obtain Substitute Performance

The PCHA reserves the right under this Agreement to obtain substitute performance in the event that the Contractor's performance does not conform to the terms of this Agreement. Before the PCHA obtains substitute performance, the PCHA's agent shall send the Contractor written notice of same, at which time any obligations owed to the Contractor by the PCHA shall terminate and cease to have any effect.

Please submit quotes via email to: procurement@pascocountyhousing.org

6.0 Quote Document: Pest Control Services

Property Name	East or West Pasco County	Address	Total Units	Unit Distribution					Cost Per Month
				# of Bed Rooms	# of each Unit	Area per Unit	Total Area/ type	Total Sq Ft	
Dade Oaks Elderly	East Side	37347 Autumn Dr. Dade City	24	1	24	768	18,432	19,784	\$
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Kelso Drive	West Side	6415 Kelso Drive Port Richey	1	3	1	1400	1,400	1,400	\$
Pinewood Drive	West Side	7208 Pinewood Dr. New Port Richey	1	3	1	2000	2,000	2,000	\$
Total Unit Count			430		Total Square Footage			390,694	\$

Please provide cost for additional services as outlined above under Scope of Work number 5 on a separate page.

1. The Bidder represents that he/she has complied with all Federal, State and local requirements for licensing in conjunction with this Bid.
2. The Bidder further understands that the Contract, if awarded, will be offered to a responsible Bidder.

(Name of Bidder)

(Address)

(City, State and Zip Code)

(Email address)

Signature: _____

Title: _____ Date: _____